



# *Development Assessment Commission*

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## **Minutes of the 486th Meeting of the Development Assessment Commission held on Thursday, 29 August 2013 commencing at 12.30 PM Conference Room 6.2, Level 6, 136 North Terrace, Adelaide**

### **1. OPENING**

#### **1.1. PRESENT**

Presiding Member	Ted Byrt
Deputy Presiding Member	Megan Leydon
Members	Geoffrey Loveday Carolyn Wigg Andrew Ford
Secretary	Sara Zuidland
Principal Planner	Mark Adcock
DPTI Staff	Nitsan Taylor (Agenda Item 3.1 & 3.4) Joe Federico (Agenda Item 3.2) Elysse Kuhar (Agenda Item 3.3) Fiona Tummel (Agenda Item 3.3) Simon Neldner (Agenda Item 3.5)

#### **1.2. APOLOGIES** – Simone Fogarty, Damien Brown.

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### **2. DEFERRED APPLICATIONS**

- 2.1. Emily Pescod**  
DA 020/0015/13  
**War Memorial Drive, North Adelaide**  
Adelaide City Council (Park Lands Zone: River Torrens West Policy Area 24)

**Removed from agenda prior to meeting**

### 3. NEW APPLICATIONS

#### 3.1 **Kim and Katie Palmer**

DA 252/2446/12

##### **Station Place, Hindmarsh**

City of Charles Sturt Council (Urban Core Zone)

The Presiding Member welcomed the following people to address the Commission:

Applicant(s)

- Kim Palmer

Agency

- Stephen Schrapel (DEWNR – Heritage)

The Commission discussed the application.

#### **RESOLVED**

1. RESOLVE to DEFER for further consideration.

#### 3.2. **Mrs D Arnold and Mr D Jolly**

DA 711/D029/10

##### **Section 313, Mannum-Purnong Road, Caurnamont**

Mid Murray Council (River Murray Zone, River Murray Zone-Conservation Policy Area, River Murray Zone-Shack Settlement Policy Area)

The Commission discussed the application.

#### **RESOLVED**

1. RESOLVE to DEFER for further consideration and to seek the opinion of the Crown Solicitor on the classification of the application.
2. RESOLVE to DELEGATE to the Principal Planner authority to determine the application in the accordance with the Crown Solicitor.

#### 3.3. **SA Power Networks**

455/G040/12 & 455/V001/13

##### **Lot 5 Ocean Road, Middleton**

Alexandrina Council (General Farming (Port Elliot Goolwa District) Zone & Rural Fringe Zone)

The Commission discussed the application.

#### **RESOLVED**

1. RESOLVE to DEFER for further consideration.

#### 3.4. **Peregrine Corporation**

DA 100/1621/11

##### **80-84 Oaklands Road, Glengowrie**

City of Marion (Residential Zone)

Megan Leydon declared a conflict of interest and left the meeting for all discussion.

The Presiding Member welcomed the following people to address the Commission:

Applicant(s)

- Jamie Botten – Botten Levinson Lawyers
- Phil Weaver – Phil Weaver & Associates
- Jason Turner – Sonus Acoustics
- Aden Miegel – Shahin Enterprises

Council

- Steve Hooper

Representor

For Eldercare:

- Brian Hayes QC
- Jeremy Hill – Minter Ellison
- Nathan Franklin – Masterplan
- Simon Tonkin – Masterplan
- Phil Tregenza – Eldercare
- Klause Zimmerman - Eldercare

The Commission discussed the application.

**RESOLVED**

1. RESOLVE to DEFER for further consideration and to seek the opinion of the Crown Solicitor.

3.5. **Peter Turner**

DA 520/D015/12

**Hogg Bay Road, Haines**

Kangaroo Island Council (Zone)

The Commission discussed the application.

**RESOLVED**

1. RESOLVE that the proposed development is NOT seriously at variance with the policies in the Development Plan.
2. RESOLVE to NOT CONCUR with the Kangaroo Island Council to grant Development Plan Consent and Land Division consent to Development Application DA 520/D015/12 for the division of land (1 into 2 allotments) at Hog Bay Road, Haines (CT 5343/728) as the proposal is not in accordance with the following provisions of the Development Plan:

Primary Production Zone: OB2, OB5, PDC12, PDC18, PDC19

General: Land Division: OB4, PDC18, PDC19(a); Orderly and Sustainable development: OB4

4. **MAJOR DEVELOPMENTS** – Nil.

5. **ANY OTHER BUSINESS**

5.1 **Delegations – Major Projects**

**RESOLVED**

1. Pursuant to section 20 (and, where required, section 48(9)(b)) of the *Development Act 1993* (SA) ('the Act'), the Development Assessment Commission ('DAC') hereby resolves, in relation to developments or projects under Division 2 of Part 4 of the Act, to:

- a) revoke paragraph 5.22 of the sub-delegations made by the DAC to the Presiding Member, DAC and Deputy Presiding Member, DAC on 24 April 2013; and
- b) sub-delegate the powers and functions (as may be conferred on the DAC from time to time) referred to in Column 1 of the Schedule to the person(s) for the time being occupying the particular office(s) or position(s) referred to in Column 2 of the Schedule subject to the conditions or limitations in Column 3 of the Schedule.

**SCHEDULE**

<b>Column 1</b>	<b>Column 2</b>	<b>Column 3</b>
The power to permit a proponent to vary an application (and any associated documents) lodged under Division 2 of Part 4 (s48B)	Presiding Member, DAC  Deputy Presiding Member, DAC	Nil
The power to vary a development authorisation given under s48 (s48(7a))	Presiding Member, DAC  Deputy Presiding Member, DAC	Nil
The power to vary or revoke conditions to which a development authorisation under s48 is subject or attach new conditions to the development authorisation (s48(7))	Presiding Member, DAC  Deputy Presiding Member, DAC	Nil

- 2. RESOLVE to request the Department of Transport Planning and Infrastructure undertake a review of the DAC and CCDAC delegations as a matter of priority to ensure the delegations are accurate and comprehensive.

**6. NEXT MEETING – TIME/DATE**

- 6.1. Thursday, 12 September 2013 in Conference Room 6.2, Level 6, 136 North Terrace, Adelaide SA

**7. CONFIRMATION OF THE MINUTES OF THE MEETING**

- 7.1. **RESOLVED** that the Minutes of this meeting held today be confirmed.

**8. MEETING CLOSE**

The Presiding Member thanked all in attendance and closed the meeting at 3.25 PM

Confirmed                    /                    /2013

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 Ted Byrt  
 PRESIDING MEMBER